

***BOARD OF EXAMINERS, APPEALS AND CONDEMNATION
CITY OF LONG BEACH COUNCIL CHAMBERS, LOBBY LEVEL
333 WEST OCEAN BOULEVARD, LONG BEACH, CALIFORNIA
1:30 P. M. - JULY 17, 2006***

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Item No. _____

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
JULY 17, 2006
PAGE 2

1. **CASE NO. C - 7754-07-06: 430 W. 4TH STREET**, Romalee Dalbey Trust
c/o Romalee Dalbey, Owners. {(Proj. No. 460773) (Council Dist.-1)}
{Substandard Building Case}
2. **CASE NO. C - 7755-07-06: 1437 E 8TH STREET**, Sharma Developments
Inc, c/o Sanjesh Sharma and Alfred Albear and Margarita Albear, Owners.
{(Proj. No. 461459) (Council Dist. – 2)}
{Substandard Building Case}
3. **CASE NO. C – 7756-07-06: 6108 ATLANTIC AVE**, Joenaz Properties,
LLC Attn: Joseph Amin, Owners. {(Proj. No. 465161) (Council Dist.-9)}
{Substandard Building Case}

OPPORTUNITY FOR PUBLIC COMMENTS:

NEW OR UNFINISHED BUSINESS:

SET DATE FOR NEXT HEARING: AUGUST 21, 2006

MOTION FOR ADJOURNMENT:

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
JULY 17, 2006
AGENDA ITEM NO. 1

CASE NO. C - 7754-07-06: 430 W. 4TH STREET, Romalee Dalbey Trust c/o Romalee Dalbey, Owner. {(Proj. No. 460773) (Council Dist.-1)}
{Substandard Building Case}

Comments: This is a **Substandard Building Case**. The owners have not complied with the Building Official's order to commence the rehabilitation of the Two-Story 3-Unit Apartment Building located at 430 W. 4th Street, Long Beach, California on or before **May 21, 2006**. There are ____ photos for the record. The building is occupied. Permits have not been obtained. The rehabilitation work has not started. A recent inspection revealed the property remains in violation.

Suggested Board Action: Conclude the hearing, adopt the findings of the Building Official as the Board's findings, determine that the Two-Story 3-Unit Apartment Building is substandard and a public nuisance, and order the owners to demolish or rehabilitate the structure as per Findings dated July 6, 2006 by **August 17, 2006**. Also order the owners to maintain the structure in a safe, clean and secure manner until the demolition or rehabilitation is completed.

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
JULY 17, 2006
AGENDA ITEM NO. 2

CASE NO. C - 7755-07-06: 1437 E 8TH STREET, Sharma Developments Inc, c/o Sanjesh Sharma and Alfred Albear and Margarita Albear, Owners. {(Proj. No. 461459) (Council Dist. – 2)
{Substandard Building Case}

Comments: This is a **Substandard Building Case**. The owners have not complied with the Building Official's order to commence the rehabilitation of the Single Family Dwelling with Detached Garage located at 1437 E. 8th Street, Long Beach, California on or before **June 23, 2006**. There are ____ photos for the record. The buildings have been vacant since prior to the Notification of Substandard Building dated **May 24, 2006**. Permits have not been obtained. The rehabilitation work has not started. A recent inspection revealed the property remains in violation.

Suggested Board Action: Conclude the hearing, adopt the findings of the Building Official as the Board's findings, determine that the Single Family Dwelling with Detached Garage are substandard and public nuisances, and order the owners to demolish or rehabilitate the structures as per Findings dated July 6, 2006 by **August 22, 2006**. Also order the owners to maintain the structures in a safe, clean and secure manner until the demolitions or rehabilitations are completed.

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
JULY 17, 2006
AGENDA ITEM NO. 3

CASE NO. C - 7756-06-06: 6108 ATLANTIC AVE, Joenaz Properties, LLC Attn: Joseph Amin, Owners. {(Proj. No. 465161) (Council Dist.-9)}
{Substandard Building Case}

Comments: This is a **Substandard Building Case**. The owners have not complied with the Building Official's order to commence the rehabilitation of the Commercial Building located at 6108 Atlantic Ave, Long Beach, California on or before **June 30, 2006**. There are ____ photos for the record. The buildings have been vacant since prior to notification of Substandard Building dated **May 24, 2006**. Permits have not been obtained. The rehabilitation work has not started. A recent inspection revealed the property remains in violation.

Suggested Board Action: Conclude the hearing, adopt the findings of the Building Official as the Board's findings, determine that the Commercial Buildings are substandard and public nuisances, and order the owners to demolish or rehabilitate the structures as per Findings dated July 6, 2006 by **August 30, 2006**. Also order the owners to maintain the structures in a safe, clean and secure manner until the demolitions or rehabilitations are completed.